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4 BILL NO. Z-74-04- 15

5 ZONING MAP ORDINANCE NO. Z- Last

6 AN ORDINANCE amending the City of Fort
7 Wayne Zoning Map No. C 5

8 BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF
9 FORT WAYNE, INDIANA:

10 SECTION 1. That the area described as follows is hereby
11 designated a BlA District under the terms of Chapter 36, Municipal
12 Code of the City of Fort Wayne, Indiana, 1946, as amended by
13 General Ordinance No. 2836 and amendments thereof; and the symbols
14 of the City of Fort Wayne Zoning Map No. C5, referred to therein,
15 established by Section 9, Article III of said Chapter as amended,
16 are hereby changed accordingly, to-wit:

17 Lot # B - Lake Side Park Addition,
18 commonly known as 1225 Rivermet

19 SECTION 2. This Ordinance shall be in full force and
20 effect from and after its passage, approval by the Mayor and
21 legal publication thereof.

22 
23 Councilman

24 APPROVED AS TO FORM
25 AND LEGALITY
26 
27 CITY ATTORNEY

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35

Read the first time in full and on motion by Nuckles, seconded by Hujo, and duly adopted, read the second time by title and referred to the Committee on Regulations (and the City Plan Commission for recommendation) and Public Hearing to be held after due legal notice, at the Council Chambers, City-County Building, Fort Wayne, Indiana, on _____, the _____ day of _____, 197_____, at _____ o'clock P.M., E.S.T.

Date: 4-9-74

Charles W. Webster
CITY CLERK

Read the third time in full and on motion by Nuckles, seconded by V. Schmidt, and duly adopted, placed on its passage. Passed (LOST) by the following vote:

	AYES <u>0</u>	NAYS <u>9</u>	ABSTAINED _____	ABSENT _____ to-wit:
BURNS	_____	<u>X</u>	_____	_____
HINGA	_____	<u>X</u>	_____	_____
KRAUS	_____	<u>X</u>	_____	_____
MOSES	_____	<u>X</u>	_____	_____
NUCKOLS	_____	<u>X</u>	_____	_____
SCHMIDT, D.	_____	<u>X</u>	_____	_____
SCHMIDT, V.	_____	<u>X</u>	_____	_____
STIER	_____	<u>X</u>	_____	_____
TALARICO	_____	<u>X</u>	_____	_____

DATE: 6-11-74

Charles W. Webster
CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as (Zoning Map) (General) (Annexation) (Special) (Appropriation) Ordinance (Resolution) No. _____ on the _____ day of _____, 197_____.
Charles W. Webster

ATTEST: (SEAL)

CITY CLERK

PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the _____ day of _____, 197_____, at the hour of _____ o'clock _____ M., E.S.T.

CITY CLERK

Approved and signed by me this _____ day of _____, 197_____, at the hour of _____ o'clock _____ M., E.S.T.

MAYOR

RESOLUTION OF ZONING ORDINANCE AMENDMENT RECOMMENDATION

WHEREAS, the Common Council of the City of Fort Wayne, Indiana, on April 9, 1974, referred a proposed zoning map amendment to the City Plan Commission which proposed ordinance was designated as Bill No. Z-74-04-15; and,

WHEREAS, the required notice of public hearing on such proposed ordinance has been published as required by law; and,

WHEREAS, the City Plan Commission conducted a public hearing on such proposed ordinance on May 13, 1974;

NOW THEREFORE, BE IT RESOLVED that the City Plan Commission does hereby recommend that such proposed ordinance DO NOT PASS for the reasons that no need has been shown for the Land Use Plan to be amended, the amendment will not be in the best interest of and benefit to the area involved and of and to the City, and the amendment will be detrimental to and conflicts with the overall City Plan; and,

BE IT FURTHER RESOLVED that the Secretary is hereby directed to present a copy of this resolution to the Common Council at its next regular meeting.

This is to certify that the above is a true and exact copy of a resolution adopted at the meeting of the Fort Wayne City Plan Commission held May 20, 1974.

Certified and signed this
21st day of May, 1974.

Thomas J. Offerle
Secretary

Bill No. Z-74-04-15

REPORT OF THE COMMITTEE ON REGULATIONS

We, your Committee on Regulations to whom was referred an Ordinance amending the City of Fort Wayne Zoning Map No. C5

have had said Ordinance under consideration and beg leave to report back to the Common Council that said Ordinance Do not PASS.

John Nuckols - Chairman

Vivian G. Schmidt - Vice-Chairman

William T. Hinga

Paul M. Burns

Donald J. Schmidt

John Nuckols
Vivian G. Schmidt
William T. Hinga
Paul M. Burns
Donald J. Schmidt

DATE 6-11-74 CONCURRED IN
CHARLES W. WESTERMAN, CITY CLERK

RECEIPT

Nº 266

GENERAL FUND

FT. WAYNE, IND.

March 8 74

RECEIVED FROM

Betty Jean Moore (Knisely) \$ 50.00

THE SUM OF

Fifty

00 DOLLARS

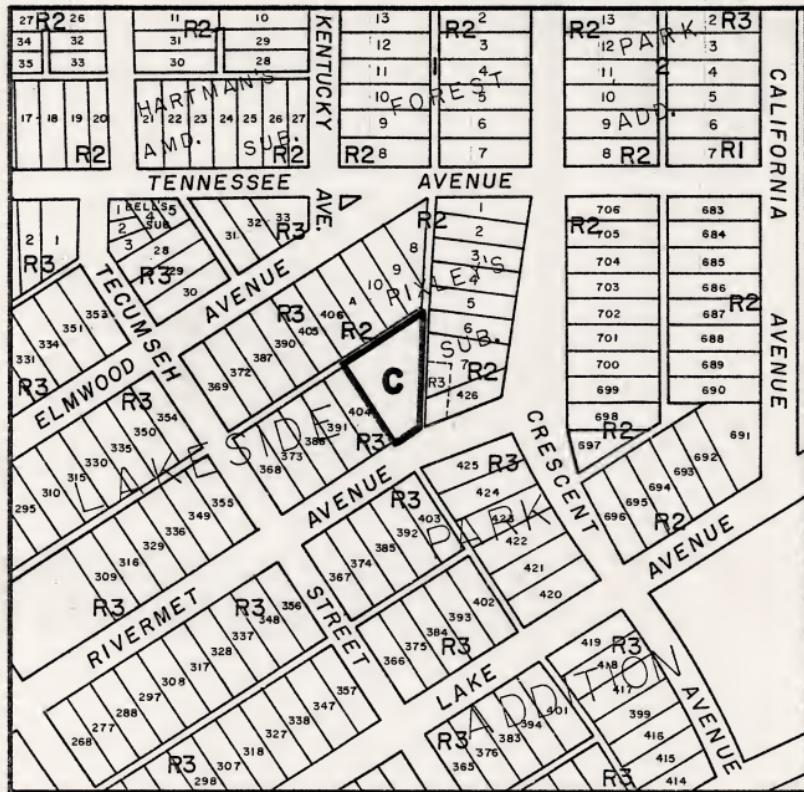
.00

ON ACCOUNT OF

Rezoning Lot # B- Lakeside
Park Addis (1225 Rivermet)

Becky Escovedo

AUTHORIZED SIGNATURE



PETITION FOR ZONING ORDINANCE AMENDMENT

Receipt No. _____

TO: COMMON COUNCIL OF THE
CITY OF FORT WAYNE, INDIANA

Date Filed _____

I/We Betty Jean Moore (Knisely)
(Applicant's Name or Names)

Intended Use _____

do hereby petition your Honorable Body to amend the Zoning Map of Fort Wayne, Indiana,
by reclassifying from a/an R-2 district to a/an B-1-A district the
property described as follows:

Lot # B - Lake Side Park Addition, commonly known as 1225 Rivermet.

(Legal Description)

Lakeside Park Add

Lot B 3-29-73 73/7200

(General Description for Planning Staff Use Only)

I/We, the undersigned, certify that I am/We are the owner(s) of fifty-one percentum
(51%) or more of the property described in this petition.Betty Jean Moore (Knisely) 1225 RivermetBetty Jean Moore (Knisely)

(Name)

(Address)

(Signature)

Legal Description Checked By:

(City Engineer)

NOTE FOLLOWING RULES:

All requests for continuances or requests that ordinances be taken under advisement shall be filed in writing in the office of the City Plan Commission by noon on the Wednesday preceding the meeting of the City Plan Commission at which the ordinance is to be considered. If the request for a continuance or advisement is filed within the required time, the matter will not be put on the agenda for that meeting. It shall be the obligation of the petitioner to notify the same property owners which the Plan Commission had notified by mail that the hearing has been postponed or rescheduled and inform them of the time and place of the meeting at which the ordinance will be considered. All withdrawals of the ordinances must be made in writing prior to the Plan Commission's vote on the ordinance.

Name and address of preparer, attorney or agent:

Mrs. Betty Jean Knisely

209 Elmer Ave. / 46808

748-0257

(Name)

(Address)

(Telephone Number)

CITY PLAN COMMISSION, CITY-COUNTY BUILDING, Room # 880, ONE MAIN STREET, FORT WAYNE,
INDIANA, 46802 Telephone Number: 423-7571

2-740415

Dear Gentlemen,

We live at 1228 Clemwood
Fort Wayne 46805. You are
considering changing our
block from R2 to B1A. We
don't want B1A (limited
business) zoning we want
it left at R2 (2-family
residential). Thank you.

Mr & Mrs James Jackson
1228 Clemwood
Fort Wayne, Indiana
46805



Mr. & Mrs. Robert J. Spitzer
1210 Columbia Ave.
Fort Wayne, Indiana
46805

Phone: 427-9204

To: City Plan Commission

~~City - County Bldg.~~

May 9, 1974

Re: "Property at the corner of Rivermet and Crescent from R2 to B1A."

Absolutely not! No

Reasons: (1) Parking Problem

(2) Residential Status maintained place

(3) Rivermet is narrow, Crescent has limited parking & that is right on the curve, it is narrow too!

What about our ~~pedestrians~~ children walking home from school — (I am an ex-crossing guard in this area) — and bikers) and church goers — and nursery school patrons with 3, 4, & 5 yr. olds.

(4) Lakeside neighborhood is one of the oldest residential areas of Ft. Wayne.

(5) Columbia is two blocks from this street — for 10 years our walking ~~legends~~ have been service enough!

(lower place)

Respectfully submitted:

L. Spitzer
Robert F. Spitzer

PETITION OPPOSING B.I.A. ZONING
 AT 1225 RIVERMET
 MAY 13, 1974

NAME	REASON
Mr. & Mrs. Doug Woodside (owner) 1213 Rivermet	Lack of parking space & the neighborhood is solely residential.
Drusilla Grie (owner) 1216 Rivermet	Crowded parking conditions
James A Emerson (owner) 1210 Rivermet	Too much congestion
Mr. & Mrs. Jerry Trafler (owner) 1207 Rivermet Ave.	Crowded parking, Difficult to keep residential area
Mr. & Mrs. Harry Rucklos (tenant) 1211 Rivermet Ave	Crowded parking conditions
Kenneth Tyrell (tenant) 1221 Rivermet	Crowded parking
Dick Goff 1123 Crescent	(tenant) Parking problems
Cheryl Carbaugh 1213 1/2 Rivermet	(tenant) Parking conditions
Mr. & Mrs. Neal V. Trout, Jr. (tenant) 1209 Rivermet Ave,	Overcrowded parking conditions - safer to keep it residential - also danger to small children in the area.

Mrs. Kenneth Williams (owner)
1218 Rivermet Ave., Reason
Crowded parking and
we prefer to keep the
neighborhood strictly
residential.

Mrs. Susannah H. Lynn (owner)
1222 Rivermet Ave., crowded parking and
Prefer to keep
Hank West (owner) residential
1203 Crescent crowded parking - No business
around

William Butz (owner) Prefer to keep it residential
1208 Rivermet crowded parking.

Fred D. Schroeder (owner) too many businesses close
1204 Rivermet already - too much traffic

Mrs. Royal Letterman (owner)
1203 Rivermet already
like to keep it residential.

Mrs. Penny Simcoe (owner) Not enough parking area.
1227 Rivermet Ave. Want. Our neighborhood
residential. Would not like all the
extra traffic down the alley.

Fred Adamek (owner) to much noisy
1219 Rivermet traffic

Edw. L. Murphy (owner)
1209-1211 Rivermet
Fort Wayne Ind.

Residential and business
locations do not cooperate.
This is a refined residential neighborhood.

Sam Reiter (owner)
1214 Elmwood

F.T. Wayne

Bernard Osborne (owner)
1242 Elmwood

Leoma Eaton owner He need to keep it
1218 Elmwood residential

Earl A. Cox (owner) Parking conditions
1234 Elmwood

May 13, 1974

We, residents of Lakeside Area, oppose the rezoning from R2 to B1A for the property described as lot #6-Lakeside Park Addition, commonly known as 1225 Rivermet for the following reasons:

1. The rezoning would permit business establishments in the neighborhood and change the residential characteristic of the neighborhood.
2. A business would reduce property value for resident property owners.
3. Operation of a business would increase congestion and parking problems in the area.

- 1 Mr & Mrs Daniel W. Smith
- 2 1601 crescent ave.
- 3 Karen Fisher 1602 Crescent Ave.
- 4 Ronald J. Jacker 1602 Crescent Ave.
- 5 Deborah Behnke 1527 Crescent
- 6 Hazel D. Sieb - 1519 Crescent Ave
- 7 Carolyn Adamsky 1515 Crescent Ave
- 8 A. J. Butz 1507 Crescent Ave
- 9 Mabel Moss 1605 Crescent
- 10 Mr. & Mrs. Leon E. May 1609 Crescent
- 11 Mr. & Mrs. Gladys L. Schutt 1613 Crescent Ave.
- 12 Mr. & Mrs. Robert C. Ward 1524 Crescent Ave.
- 13 Miss Agnes. Areas 1514 Crescent Ave
- 14 Mr. & Mrs. Don Williams 1529 Crescent Ave.
- 15 Mrs. Mandell Ruyer 1221 Crescent Ave
- 16 Walter H. Earl 1215 Crescent Ave.
- 17 Margaret H. Earl 1215 Crescent Ave.
- 18 James A. Fletcher 1219 Crescent Ave.
- 19 John F. Otto 1515 California Ave.
- 20 Mr. Rosemary Otto 1515 California Ave
- 21 Carolyn Shirley 1530 Crescent Ave.
- 22 Jenny Mykraay 1511 California Ave.
- 23 Nancy S. Anneman 1520 Crescent Ave.
- 24 Madeline H. Anneman 1520 Crescent Ave.
- 25 S. W. Ranck 1614 crescent ave.
- 26 Gladys D. Ranck
- 27 Terry Martison 1209 Crescent Ave.
- 28 Oscar J. Pepper 1207 crescent
- 29 David W. Mykraay 1511 California
- 30 Mr. & Mrs. Byron L. Embick 1501 California Ave.

May 13, 1974

We, residents of Lakeside Area, oppose the rezoning from R2 to BLA for the property described as lot #6-Lakeside Park Addition, commonly known as 1225 Rivernet for the following reasons:

1. The rezoning would permit business establishments in the neighborhood and change the residential characteristic of the neighborhood.
2. A business would reduce property value for resident property owners.
3. Operation of a business would increase congestion and parking problems in the area.

	NAME	ADDRESS	
31	Gerald Kray	1120 Crescent Ave	owner
32	Doris Kray	1120 Crescent Ave.	"
33	G E Drivir	1122 Crescent Ave	"
34	Apella Murphy	1114 Crescent Ave	
35	Mrs & Mrs Michael J. Duff	1257 LAKE AVE	"
36	Mr & Mrs W. Ristomad	1111 Crescent Ave	"
37	Jane L. Macy	1107 Crescent Ave	
38	Helen E. Mosley	1103 Crescent Ave.	
39	Joan Conn	1502 Crescent Ave	"
40	Raymond L. Conn	1502 Crescent Ave.	"
41	Mrs. Mildred Verstyne	1510 Crescent Ave.	"
42	Mrs. Laurel Reinking	1117 Crescent Ave	owner
43	Arthur E. Niemeyer	1219 California	"
44	Velma M. Niemeyer	1219 California	"
45	Clyde R. Peirce	1221 California Ave.	owner
46	Mrs & Mrs Arthur C. Lyon	1123 Crescent Ave.	owner
47	Mrs. Carl Schlose	1204 Crescent Ave	owner
48	Mrs. Walter A. McComb Sr	1241 Lake Ave	owner
	Helen Shearer	1253 Lake	owner

May 13, 1974

We, residents of Lakeside Area, oppose the rezoning from R2 to B1A for the property described as lot #6-Lakeside Park Addition, commonly known as 1225 Rivermet for the following reasons:

1. The rezoning would permit business establishments in the neighborhood and change the residential characteristic of the neighborhood.
2. A business would reduce property value for resident property owners.
3. Operation of a business would increase congestion and parking problems in the area.

49 Mrs. Daniel J. Kaough

50 Jack Caster

51 Candice L. Caster

DIGEST SHEETTITLE OF ORDINANCE Zoning Map Amendment Ordinance 3-74-04-15DEPARTMENT REQUESTING ORDINANCE City Plan CommissionSYNOPSIS OF ORDINANCE Preparation of a Zoning Map Amendment Ordinance

Petition initiated by property owners to rezoning property located as follows:

Lot # B - Lakeside Park Addition, commonly known as 1225 Rivermet.

From "R2" to "BLA"

EFFECT OF PASSAGE Property is presently zoned "R2" - Two family residential. Petitioners are requesting a "BLA" District - Limited Business.EFFECT OF NON-PASSAGE Property would remain Two Family Residential.MONEY INVOLVED (Direct Costs, Expenditures, Savings) NoneASSIGNED TO COMMITTEE (J.N.) Regulation